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Summary Form for Electronic Document Submittal

Form F

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: _____

Project Title: Shepard Pl. Cannabis Facility

Lead Agency: City of California City

Contact Name: American Gro Eco, Inc.

Email: a_rush78@yahoo.com Phone Number: (951) 833-0878

Project Location: 6400 Shepard Place, California City, CA, 93505

City *County*

Project Description (Proposed actions, location, and/or consequences).

The project proposes to develop a 2,400 square foot retail dispensary on a 0.40 gross acre site, adjacent to Shepard Place and north of Lindbergh Blvd., in California City in the County of Kern (APN: 216-162-01). The project is regulated in accordance with California City Municipal Code Title 5, Chapter 6 and Title 9, Chapter 2, Articles 21 and 29. At buildout, the facility will have an approximate building ground floor area (GFA) of 2,400 square feet (sf). The project site will be secured by an 8-foot chain link fence. Primary access to the project site will be provided through a standard commercial driveway approach, located along the Right-of-Way (R/W) for Shepard Place. Street improvements, such as the implementation of curb and gutter, as well as paved roads are intended as part of the development of the project, providing eight (8) standard, off-street, parking stalls within the project's boundaries. The proposed project is located in a M1 Community Commercial Zoning District. All cannabis related activities are only permitted in the interior of enclosed structures, facilities, and buildings.

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

Potential impacts to biological resources in the region and on the site are expected to be negligible due to past clearing activities, minimal vegetation on the site, and the small size of the parcel (0.4-acres). The site does not support extensive areas of native vegetation, and only a few plant species were scattered throughout the site. No special status plant or animal species were observed on the site or in the ZOI; nor were any sign (i.e., burrows, scats, castings, tracks, etc.) identified which would indicate the presence of any special status wildlife species on the site or in the immediate area (ZOI). Likewise, no special status plants were observed during the field investigations. Based upon the Biological Resources report, dated April of 2020, the potential for impact upon a Habitat Conservation Plan (HCP) or any state, or federally, listed species is low. However, the presence of the Mojave Conservation/Mitigation Lands established in combination with the MGS TAG, the potential for impacts are possible and the prudent action to establish mitigation measures to ensure the Project does not conflict with an established, or proposed, HCP. A less than significant impact, with mitigation incorporated, is anticipated.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

No controversies, or concerns from either Responsible or Trustee Agencies and/or from Interested Parties have been raised. No known controversies are under review by the Lead Agency.

Provide a list of the responsible or trustee agencies for the project.

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